

Chatham Building Committee Notes
December 28,2015
Patricia Pitman's office

Present: Ron Briggs (chair), Maryann Eastman, Barbara Eastman, Jason Eastman(selectman), Dick Mardigian.

No Guests Present This Meeting.

November meeting notes accepted as written.

Ron presented us with a chart of Allowable Use of Building for the proposed new building(both options) and the existing Town House. A couple of changes and additions were proposed to the chart.

After meeting with S. Bergeron, Ron conveyed to us the following: Bergeron's plan review for Option A (large building) is 371K or about \$163/square foot.
Option B (smaller building) is 274K or about \$223/square foot (still less than moving the building).
The only choice for heating system is forced hot air with a heat pump...all other types of heating (radiant or K1)would need special duct work to be installed, whereas FHA comes with duct work as part of the installation. "Public Building Code requires an air exchange system".

The notion of using the Library as a Town Hall was raised. We need to have see what the estimated cost would be to use it as such. Find a new home for all the books and antiques, upgrade the building for ADA accessibility (installing ramp, widening doors,etc) , install bathrooms(no running water in the building), upgrade to all current Fire Safety regulations (crash bars on doors, etc).

Discussion of Tax increase this year, due in part to the largest class ever entering Fryeburg Academy and a Special Needs Education child. Ron suggested that we have a meeting of local legislators with the selectmen to see if this child is a ward of the state, could the state help to fund the educational needs instead of burdening the town with the costs (tax increase) .Concern that people are upset about taxes and are unwilling or unable to fund a bond article for the new building.

S. Bergeron offered a letter with recommendations in it with regards to our building plans:

- show handicapped parking and entrances on both sides of the building
- show grab bars in rest room(s)
- Option A (large building) has 2 restrooms
- Option B (small building) has 1 restroom

Ron will email the letter and the Allowable Use chart to all committee members.

L.A. Drew is working with Bergeron on the building lists so that they will be in line across the board with proposed estimated costs. As part of a 'Fair and Open" process of putting the building proposals out to contractors, Perry Builders is welcome to submit a proposal if they choose. There were some people in town who felt that Perry Builders should be exempt as a family member holds a position with the Town.

IF the warrant article passes at Town Meeting, THEN we will put it out to contractors for actual cost estimates. It is then the Selectmen's duty to decide who gets the contract.

Ron contacted the Secretary of State to see if we could display the proposed building materials (Option A and Option B) at the State primary in February. The answer was YES.

Note: State Primary is February 9, 2016. Polls are open from 11 am to 7 pm at the Chatham Town Hall.

Next Building Committee Meeting is January 25th at 7 pm at Patricia Pitman's offices.

Meeting adjourned at 8:13 pm.

Please contact me with any omissions, errors or changes, thank you.

Respectfully submitted by Maryann Eastman.